

Issue Date: 12/2014

STATE AGRICULTURE DEVELOPMENT COMMITTEE

RESTRICTED SALE INFORMATION

Address: Commissioner's Pike
Block/Lot: 14/5
Township: South Harrison County: Gloucester
State: New Jersey

Grantor: Sunnybrook Nursery Inc.

Grantee: Jeffrey and Sherri-Martin Hutchins

Deed Date: 8/21/14 Book: 5225 Page: 310
Sale Price: \$ 322,500 Per Acre: \$4,269 /Acre

Total Acres: 75.55 Acres

Site Improvements: none

Residential Opportunity: one 1.42 acre non-severable exception

Building Improvements: none

Restrictions: Farmland Preservation Easement

Expected Future Use: Agricultural

Remarks: The property is 90% tillable and 95% prime soils and 5% other. Soils are Keyport Loam, Keyport sandy loam and Lenni loam. The property was marketed through a realtor and was on the market for 2300 days. Price lowered from \$650,000 down to \$450,000. The property received serious offers at \$400,000. Sellers were retiring from business and liquidating assets.

Verification: The Castle Agency, Paul Burns SADC

INFORMATION BELIEVED TO BE ACCURATE BUT IS NOT GUARANTEED.
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